



**AGENDA  
REGULAR CITY COUNCIL  
CITY OF LEANDER, TEXAS**

Pat Bryson Municipal Hall  
201 North Brushy Street ~ Leander, Texas



Thursday ~ June 2, 2016 at 7:00 PM

**Mayor – Christopher Fielder**  
**Place 1 – Andrea Navarrette (Mayor Pro Tem)**  
**Place 2 – Michelle Stephenson**  
**Place 3 – Shanan Shepherd**

**Place 4 – Ron Abruzzese**  
**Place 5 – Jeff Seiler**  
**Place 6 – Troy Hill**  
**City Manager – Kent Cagle**

1. Open meeting, Invocation, Pledges of Allegiance
2. Roll Call
3. Staff Comments: Tom Yantis, Asst. City Manager – 2015 Census Update
4. Citizen Comments: Three (3) minutes allowed per speaker  
*Please turn in speaker request form before the meeting begins*
5. Recognition of Madie Boreman for her Outstanding Academic and Athletic Achievement  
*Sponsored by Eric Zeno*
6. Recognition of the Leander Police Department Explorer Post #641 for their outstanding performance at the 2016 Austin PD Explorer Competitions
7. State of the Chamber of Commerce Presentation and update on Old Town Street Festival

**CONSENT AGENDA: ACTION**

8. Approval of the minutes: May 19, 2016
9. Receive Quarterly Investment Report
10. Second Reading of an Ordinance on Zoning Case 15-Z-033: Consider a zoning change of two parcels generally located at the northwest corner of the future intersection of Lakeline Blvd. and San Gabriel Parkway, for 119.932 acres, more or less from interim SFR-1-B, Single Family Rural to SFR-2-A, Single Family Rural, LC-2-B, Local Commercial, LO-2-B, Local Office and SFT-2-B, Single Family Townhome, Leander, Williamson County, Texas
11. License Agreement Case 16-LA-006: License Agreement for the installation and maintenance of irrigation within the rights-of-way of Twisted Tree Drive and Blended Tree Ranch Drive; within the Borho Subdivision; Leander, Williamson County, Texas
12. Consider Dedication and Acceptance of Subdivision Infrastructure Improvements for Mason Ranch Phase 1, Section 3
13. Consider Dedication and Acceptance of Subdivision Infrastructure Improvements for Mason Ranch Phase 2, Section 2A
14. Consider Award of Purchase Order for Storage Area Network Equipment and Components

## PUBLIC HEARING: ACTION

15. **Public Hearing** on Zoning Case 16-Z-009: Consider a zoning change for 10.922 acres, more or less, generally located to the northwest corner of Crystal Falls Parkway and Lakeline Blvd. from GC-3-B, General Commercial to PUD, Planned Unit Development with base zoning districts MF-2-A, Multi-Family and GC-2-A, General Commercial, Leander, Williamson County, Texas  
*Applicant: Adam Diskin on behalf of Bliss at Mason Hills, LLC*

**Action** on Zoning Case 16-Z-009: a zoning change for 10.922 acres, more or less, generally located to the northwest corner of Crystal Falls Parkway and Lakeline Blvd. from GC-3-B, General Commercial to PUD, Planned Unit Development with base zoning districts MF-2-A, Multi-Family and GC-2-A, General Commercial, Leander, Williamson County, Texas

16. **Public Hearing** on Zoning Case 16-Z-011: Consider a zoning change of 1.384 acres, more or less, located at 14000 Nameless Road from Interim SFR-1-B, Single Family Rural to LO-2-B, Local Office, Leander, Williamson County, Texas  
*Applicant: James & Jody Giddens on behalf of 6J Family Limited Partnership/6J, LLC, General Partner*

**Action** on Zoning Case 16-Z-011: a zoning change of 1.384 acres, more or less, located at 14000 Nameless Road from Interim SFR-1-B, Single Family Rural to LO-2-B, Local Office, Leander, Williamson County, Texas

17. **Public Hearing** on Comprehensive Plan Amendment Case 16-TOD-CPA-001: Consider a Comprehensive Plan amendment requesting a change to the Transportation Plan; to remove proposed collector roadway C12 from the Transportation Plan. The roadway is located between Broade Street and US 183 to the north of San Gabriel Parkway, Leander, Williamson County, Texas  
*Applicant: Angelica Anderson on behalf of RSI Maya Vista LLC*

**Action** on Comprehensive Plan Amendment Case 16-TOD-CPA-001: a Comprehensive Plan amendment requesting a change to the Transportation Plan; to remove proposed collector roadway C12 from the Transportation Plan. The roadway is located between Broade Street and US 183 to the north of San Gabriel Parkway, Leander, Williamson County, Texas

18. **Public Hearing** on Subdivision Case 15-CP-010: Consider Greatwood South Concept Plan for 119.93 acres, more or less, generally located at the northwest corner of the future intersection of Lakeline Blvd. and San Gabriel Parkway, Leander, Williamson County, Texas  
*Applicant: Danny Martin on behalf of J.L. Development Inc. (John Lloyd)*

**Action** on Subdivision Case 15-CP-010: Greatwood South Concept Plan for 119.93 acres, more or less, generally located at the northwest corner of the future intersection of Lakeline Blvd. and San Gabriel Parkway, Leander, Williamson County, Texas

## REGULAR AGENDA

19. Second Reading of an Ordinance on Zoning Case 16-Z-007: Consider a zoning change of several parcels of land generally located to the west of the intersection of CR 279 and Live Oak for 76.89 acres, more or less, from interim zoning SFR-1-B, Single Family Rural to SFR-2-B, Single Family Rural, Leander, Williamson County, Texas
20. Development Agreement Case 14-DA-009: Consider a Development Agreement for the San Gabriel Whitt Ranch Subdivision. *Applicant: Davy Roberts on behalf of San Gabriel Whitt Ranch, LLC*

21. Consider approval of a Resolution authorizing the annexation of an 8.92 acre tract and a 0.151 acre tract by the Palmera Ridge Municipal Utility District
22. Consider approval of Design Service Contract for Phase Two Development in Lakewood Park
23. Consider a Resolution Expressing Intent to Finance Expenditures to be incurred by The City of Leander, Texas
24. Consider a Resolution approving a real estate acquisition by the Travis Central Appraisal District
25. Consider Old Town Business Grant to "Sweeten Up Bake Shop"
26. Consider Action Relating to the Pedernales Electric Cooperative, Inc. 2016 Election for Directors District 4 & 5 and Proposed Amendment
27. Consider appointment of Mayor Pro Tem
28. Council Member Closing Statements

#### **EXECUTIVE SESSION**

29. Convene into executive session pursuant to Section 551.071, Texas Government Code, and Section 1.05, Texas Disciplinary Rules of Professional Conduct to consult with legal counsel regarding a proposed settlement agreement in Cause No. 15-0088- C277, Premas Global Leander I v. City of Leander, et al., In the 277<sup>th</sup> Judicial District Court of Williamson County, Texas
30. Reconvene into open session to take action as deemed appropriate in the City Council's discretion regarding a proposed settlement agreement in Cause No. 15-0088- C277, Premas Global Leander I v. City of Leander, et al., In the 277<sup>th</sup> Judicial District Court of Williamson County, Texas
31. Adjournment

#### **CERTIFICATION**

This meeting will be conducted pursuant to the Texas Government Code Section 551.001 et seq. At any time during the meeting the Council reserves The right to adjourn into executive session on any of the above posted agenda items in accordance with the sections 551.071 [litigation and certain Consultation with attorney], 551.072 [acquisition of interest in real property], 551.073 [contract for gift to city], 551.074 [certain personnel deliberations Or 551.076 [deployment/implementation of security personnel or devices]. The City of Leander is committed to compliance with the American with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call the City Secretary at (512) 528-2743 for information. Hearing impaired or speech disabled persons equipped with telecommunication devices for the deaf may call (512) 528-2800. I certify that the above agenda for this meeting of the City Council of the City of Leander, Texas, was posted on the bulletin board at City Hall in Leander, Texas on the 27<sup>th</sup> day of May, 2016 by 5:00 pm pursuant to Chapter 551 of the Texas Government Code.

  
Debbie Haile, TRMC, City Secretary